

James City Green Building Design Roundtable

Monday, April 13, 2009

Government Complex Building C Conference Room

4:00 p.m. to 6:00 p.m.

Roundtable Introductions

Private Sector

Kevin Willis, McDonough Bolyard Peck (MRP)
Michael Brown, Michael C. Brown Custom Builders
Andrew Cronan, Guernsey Tingle Architects
Tim Mills, TAM Consultants
Richard Costello, AES Consulting Engineers
Robert Magoon, Jr., Magoon Associates
Jack Van Kniest, Van Kniest
Shereen Hughes, Former JCC Planning Commissioner

Public Sector

James Kennedy, JCC Board of Supervisor
John McGlennon, JCC Board of Supervisor
Bob Becker, W-JCC Public Schools
Jennifer Privette, JCC General Services
Bernie Farmer, JCC General Services
Steven Hicks, JCC Development Management
Rick Hanson, JCC Office of Housing & Community Development
Scott Whyte, JCC Development Management
Michael Vergakis, JCSA
Cheryl Waldren, JCC Development Management
Scott Thomas, JCC Environmental Division
Tom Coghill, JCC Code Compliance

General Discussion

Mr. Kennedy stated how pleased he was that everything went well from the last meeting and how it was very productive. He also introduced Mr. John McGlennon, with the BOS, who will also be on the committee.

Mr. Hicks discussed the minutes from the last meeting and stated we will try to keep the minutes brief. He asked the committee to review the minutes to focus on what the committee is trying to accomplish.

Mr. Kennedy mentioned communicating with one another as well as the citizens who are interested in what the committee is doing.

Mr. Hicks mentioned that we are working with our IT division to come up with a process to keep the citizens involved and a website.

Mr. Kennedy asked if everyone is alright with the transparency of the minutes and the ability for the citizens to have access to the information from the meetings.

Mr. Hicks mentioned JCC already has existing programs. Jennifer Privette, Environmental Coordinator, gave a power point presentation as well as Bernie Farmer, Capital Projects Coordinator, discussed the capital projects going on in the County that are LEED Certified. Both gave presentations to the committee. James City County received the Virginia Municipal League Green Government Challenge Award for 3rd place in Our Population Category.

Mr. Hicks spoke briefly about the Comprehensive Plan and the Steering Committee has reviewed the Public Facilities where feasible will be LEED Certification preferably Silver. He also mentioned House Bill 1828 and House Bill 1975 which he will share in more detail with the committee. The State bill allows localities to provide incentives for Green Building Practice. There may be limitations and we somehow will have to work with the private sector and will have to find ways of exploring other ways of working with them. Our comprehensive plans mentions sustainability of looking at Green Building design.

Mr. Kennedy mentioned the goals and how Virginia Power and others are increasing their rates and what opportunities do we have? Are there opportunities for people in James City County to get into the "green building" business.

Ms. Hughes mentioned the Capital Lighting Company which sells light fixtures and has the ability to calculate the lighting fixtures needed.

Mr. Kennedy mentioned opportunities of Green design. He mentioned the goals of the JCC Green Building Design Team such as:

- *remain focused on the goal (comprehensive environmentally sustainable buildings) rather than merely the means (LEED scores),*
- *retrofitting*
 - Incentives –what can be used?
 - Adaptive – reuse of existing properties
 - Public-Private Partnership (P3)

Mr. McGlennon mentioned the Climate Communities which the owners of the homes to trade out old systems for the highly efficient systems and have partnered with the banks for the homeowners. He hopes the County can do the same for the short term- use Federal Energy tax credits. Hopefully the local banks will offer programs for the residents. He asked are there

things we can do in the short term that might produce savings for citizens thru a tax credit savings.

Mr. Kennedy discussed about the use of appliances in the home which are energy efficient.

Mr. McGlennon mentioned getting energy tax credits and getting as many County residents as possible to use and find ways to save energy as well as water.

Ms. Hughes mentioned hearing restoration and retrofitting which can create jobs which would have an economic impact.

Mr. Hanson mentioned major funding from weatherization program went to the state and is being disputed to thru the Community Action Program. He mentioned some programs are worth while looking at government grants and possibility of promoting incentive options.

Mr. Hicks mentioned existing opportunities are available and how can this information be accessible to the citizens?

Mr. Hanson mentioned speaking with the necessary parties about how to implement the program funds which went to the state and the state would make that determination on how to implement the funds.

Mr. Kennedy asked will the state allocate the funds based on need?

Mr. Hanson replied the state will allocate based on the weatherization program. He mentioned the places that do have or have had the weatherization program and have seen tremendous energy savings results.

Mr. Kennedy asked could there be a way to receive these grants?

Mr. Hanson mentioned Burnt Ordinary Apartments which is proposed to be renovated.

Mr. Brown asked is anyone at the County looking into the stimulus conservation package. Mentioned the tax incentives programs and tax credits used as an example the geo-thermal and that you can get 30% tax credit for the installation. He also mentioned the stimulus package does have good incentives for the public.

Mr. McGlennon mentioned ILEC and the Climate Communities, there are a number of people in Washington whose jobs are to identify these opportunities and help understand what is being offered.

Mr. Kennedy asked if anyone in the private sector who may have questions and that we need to be prepared to get that information back to the citizens.

Mr. Kennedy mentioned the stimulus package and the committee really needs to look at what is available for our citizens and to work with our local business people as well. Due

to the economy, we also need to create jobs for our citizens so there is work available. We should partner with Home Builders Association, County and group organizations in order to provide jobs.

Mr. Magoon mentioned someone should know how to best utilize the resources to apply for a grant why not or use someone from Earthcraft? They know what is available to the public.

Mr. Hanson mentioned the Mines and Minerals.

Mr. Magoon mentioned as well the Mines and Minerals whom we should talk to the folks who have the best understanding of the funds.

Mr. Hanson mentioned providing homeowners with information so they will not get frustrated by what is available.

Mr. Costello mentioned the energy savings he has seen and if windows qualify. How can get the information to the consumer and our County citizens. The energy savings do work and he mentioned the cost savings in the Gloucester office versus the Olde Towne office.

Mr. Kennedy mentioned the County website and Channel 48 to use in order to communicate to County citizens. We need to be aggressive in getting the information to the citizens.

Mr. Van Kniest mentioned having a public service to all the localities and to put together a program for all citizens regardless of what locality they live in and possibly using Cox Cable to make the information available. Let the citizens know what programs are available for the citizens.

Mr. Cronan mentioned 93% has come from the private savings and suggest the committee focus on groups for funding and strategies to address residential...how can we impact the building stock in James City County.

Ms. Hughes and Mr. Brown discussed showing to the consumer the impact this would have and the savings it can bring.

Mr. McGlennon mentioned to have a Geothermal Company and banks that are used to financing energy conservation.

Mr. Kennedy stated this also would bring economic opportunities.

Mr. Magoon asked how do you do it with fewer steps possible? Bring the experts in to the program and use the resources that are available.

Mr. Kennedy asked to get a list of people whom we need to contact and give the list to Steven. Start working with staff to gather this information together. The other question he asked is once a month enough based on what is out there pertaining to the stimulus package? Should

we have subcommittees and have areas of comfort and maybe have subcommittees meet once a month. Then meet back as a big committee once a month? Is it something everyone is interested in?

Mr. Magoon suggested another meeting to decide the needs of the group and the community.

Mr. Hicks stated that we have a short opportunity to tap in to these programs.

Mr. Kennedy mentioned this being in prime season of construction.

Mr. Magoon mentioned the Virginia Homebuilders Association did adopt the Earthcraft program and with Earthcraft and other programs out there we should not reinvent the wheel.

Mr. Kennedy stated our goals are retrofitting, stimulus package, tax breaks and other issues we need to look at. He also mentioned the Economic Development Division needs to attend the meetings, the website to communicate to our citizens, and types of certification.

Mr. Mills discuss the duties of the groups for example communication, construction such as residential and commercial, and financing.

The Subgroups are:

Andrew Cronan

Finance (Funding / Stimulus / Incentives / Legislation / Economic Development) – immediately look at current Federal/State programs regarding green building practices (retrofitting grants and green economic development - manufacturing)

Rick Hanson

Housing – Retrofitting and weatherizing programs. Green Building practices that we can do in Homes right now.

Bob Magoon

Design and Construction – focus on sustainable development practices that includes sustainable sites, water efficiency, energy and atmosphere, materials and resources, indoor environmental quality and certifications (rating systems)

- Commercial
- Residential

Jennifer Privette

Communications (to the JCC community) actively engaging with the community and the private sector to promote green building practices (sustainability)

Tim Isom

Research and Development (Education / Research / Green Resources / Speakers) – explore best practices for sustainability and coordinate speakers for the Roundtable group

Ms. Hughes asked if Earthcraft can give a cost and savings comparison on different things such water, heating, lighting installation and appliances.

Mr. Kennedy mentioned we should communicate about future presenters. The other question is the number of meetings we would like to have.

Mr. Cronan mentioned we should start the subcommittees as soon as possible.

Mr. Magoon mentioned Earthcraft to do a presentation to the group. If the County shows the leadership of adopts LEED whether Silver or another criteria you may want by the County doing by leadership we can encourage the private community to come along.

Mr. Becker mentioned he has problems with LEEDS and if it's a good standard because of the cost and the cost to the taxpayer's funds that would bring no value to the building.

Ms. Hughes mentioned the Green Factor Score which is being used in Seattle. She asked if someone in the County would do the research into the Green Factor Score and maybe Seattle has come up an easier way to score.

Mr. Brown stated he will research the Green Factor Score Program being used by Seattle.

Mr. Cronan and Ms. Hughes mentioned challenges with stormwater and that Seattle has used other alternatives for their stormwater program thru the Green Factor Score Program.

Mr. Cronan mentioned Legislation House Bill 239 which may give the County the opportunity to consider energy efficient buildings as separate class taxation and an opportunity.

Mr. Brown asked a question about the building codes. Mr. Costello replied state is responsible for the Building Code. Mr. Farmer replied if you are discussing about the BOS consideration of a zoning case such as a SUP or Rezoning using that as an element to decide then that can make that decision.

Mr. Hicks mentioned can do an ordinance for public benefits. Development Management and the community supporting this effort which is part of the Comprehensive Plan and Steering Committee outreach. The goal is to look at some of these goals and measures. He also mentioned that Chairman Kennedy wants to establish some guidelines in general.

Mr. Kennedy mentioned new construction thru the group and he favors the point scale and what criteria have you meet. Where do that meet on the scale and it would be a huge factor for approval. How far do you go with this?

Mr. Magoon asked what is the incentive of the certification for dwellings and the reward benefit would be the locality how do you articulate that for proffers?

Mr. Magoon mentioned the incentive part of the equation how do you articulate that, it's easy to meet the standards.

Mr. Costello mentioned you could use proffers but, when; you use points for housing then it can become a problem for the code personnel to deal with.

Ms. Hughes mentioned a recommendation to come up with incentives and include Better Site Design as well.

Mr. Kennedy mentioned the committee will look into retrofit construction. Communication and education will also discuss to bring up speakers.

The committee agreed to sign up for the committees via e-mail.

The committee will try to have Earthcraft do a presentation for the next meeting which may be May 4th or May 11th.